



The 2013 ND Legislature passed House Bill 1185 and Senate Bill 2132, and Governor Dalrymple signed it into law on April 25, 2013. The bill accomplished two things:

1. Extends the deadline and includes more property owners than the original Rebuilders Program passed in the 2011 Special Session.
2. For property owners who were approved for a Rebuilders Loan between November 2011 – September 2013: You may apply for a Supplemental Rebuilders Loan, which provides up to \$20,000 in expenses that were not previously covered by the first Rebuilders Loan. Applications will be taken starting October 1.

NOTE: If you have not applied and/or been approved for the full \$30,000, and you have additional expenses that qualify, you must apply for these expenses before September 30, 2013. If you have expenses beyond \$30,000, you may then apply for a Supplemental Rebuilders Loan. You cannot receive a Supplemental Rebuilders Loan unless you have been approved for the Rebuilders Loan.

Who is eligible for the loan?

- A homeowner living in their residence including a manufactured home; a resident of a FEMA temporary housing unit located in a community approved group housing site; or an owner of a residential rental property that was damaged by flooding in Barnes, Benson, Burleigh, McHenry, Morton, Ramsey, Renville, Richland or Ward County qualifies for this loan.
- If you did not have flood insurance coverage for a 2011 flood event, you still qualify for this loan. You will be required to purchase flood insurance to receive this loan.

How much can I borrow?

- Through September 30, 2013, you can apply for up to \$30,000, or the actual amount of documented damage minus flood insurance proceeds, whichever is less.

Continues on page 2

- If you did not receive the full \$30,000 between November 2011 and December 2012, but have incurred additional expenses that possibly qualify, you may apply to cover the additional expenses up to a total of \$30,000.
- A resident of a FEMA unit may borrow up to the purchase price of their unit.
- A manufactured home owner may borrow up to the decrease in assessed value of the manufactured home.

What are the terms of the loan?

- Interest is a 1% fixed rate.
- For a homeowner, 20 percent of the loan may be used for debt service, debt retirement, other credit obligations, or to purchase flood insurance. The remaining 80 percent must be used for post-flood damage, or to purchase or build another home in the same community.
- For a residential rental unit all of the loan funds must be used to repair the property. A mortgage will be filed on the rental property.
- You are allowed to apply for a Rebuilders Loan even if you already received an Small Business Administration (SBA) loan. Post-flood related expenses not covered by an SBA loan are eligible for this loan.
- There are no payments required for the first two years, however interest will accrue. After that, you will have monthly payments for 18 years.
- Payments on residential rental units begin immediately for 20 years.
- Flood insurance is required on every flood damaged property receiving a loan.
- If you qualify for the Supplemental Rebuilders Loan that is approved October – December 2013, repayment begins on the same date of the first loan.

What can the loan be used for?

- Materials and contractor labor for home clean-up and repair
- Appliances
- Water heaters
- Furnaces and air conditioners
- Winterizing and heating home
- Septic tanks
- Tree removal expenses to improve safety
- Professional home cleaning expenses
- Down payment on another home in the same community if the new home was purchased post-flood.

Continues on page 3

What repairs are not covered by this loan?

- Labor provided by homeowner
- Landscaping
- Personal property such as furniture and clothing

Where do I apply?

Apply at your local bank or credit union. The loan will be originated and serviced by your bank or credit union.

When can I apply for the loan?

Applications will be accepted through September 30, 2013 for up to \$30,000. You must be approved for a Rebuilders Loan as a qualification to apply for a Supplemental Rebuilders Loan.

If you have expenses beyond \$30,000, you can apply for a Supplemental Rebuilders Loan between October 1 – December 31. Applications will not be accepted until October 1, and will be taken until December 31, 2013, or until the funding has been committed, whichever comes first.

What do I need to take with me when I apply at local lender?

- Evidence from the county stating you had a loss of value for real estate tax purposes
- An estimate of costs to repair from flood insurance, professional contractor or SBA and receipts for repairs already completed.
- If you are applying for a down payment loan, you will also need a copy of your purchase agreement, and a closing statement if applicable.



Bank of North Dakota
1200 Memorial Hwy
PO Box 5509
Bismarck, ND 58506-5509

Phone: 701.328.5759
Toll-free: 800.472.2166 ext. 328.5759
TTY: 800.366.6888
Email: banknd@nd.gov